

## **SECTION 15 - SIGNS AND EXTERIOR LIGHTS**

1. No sign, except those specifically exempted within this Section 15, shall be painted, constructed, remodeled, enlarged or relocated on any land or structure without obtaining a permit from the County Zoning Officer. Applications for sign permits shall be in the form of a letter in which the location, size, color and other details of the proposed sign are described and illustrated. Applications for sign permits shall be accompanied by letters, leases or other documented evidence showing that the applicant has permission or other establishment right to place the sign in the proposed location. Sign permits shall be issued for periods of time not exceeding 5 years and at the end of the time period specified within the sign permit, a new application for a permit shall be submitted to and approved by the Planning Board or the sign shall be removed. No sign permit shall be issued for a sign which is subject to the regulations of the Kansas Department of Transportation, Bureau of Right-of-Way, Division of Billboard and Salvage Control unless prior approval is obtained from that agency.
2. Signs not conforming to this regulation which were existing at the time of the adoption of this regulation and were permitted under previously issued sign permits or were a lawful non-conforming use may remain in existence as a lawful non-conforming use provided that they are maintained in accordance with the provision herein and further provided that an application for a sign permit renewal shall be submitted to the Zoning Officer not later than 3 years after the adoption of this regulation.
3. A lawful non-confirming sign which is damaged, by any reason, beyond 50% of its assessed value shall not be reconstructed until a new sign permit has been applied for and issued.
4. For the purpose of this regulation the following terms shall be used to identify and classify various types of signs:

**ADVERTISING SIGN** - A sign which directs attention to a business, product or service sold or offered at a location other than the lot or structure upon which the sign is located.

**BULLETIN BOARD SIGN** - A sign which gives the name of the institution or organization on whose premises it is located and which may include the names of persons associated with the institution or organization and announcements and messages pertaining to activities thereof.

**BUSINESS SIGN** - A sign which directs attention to a business or service sold or offered at the location of the lot or structure upon which the sign is located.

IDENTIFICATION SIGN - A sign denoting only the name and address of a building or establishment upon whose premises the sign is located or a sign denoting only the name of a neighborhood or development wherein the sign is located.

NAMEPLATE - A sign giving the name and address of the occupant of a building or premises on which it is located.

REAL ESTATE SIGN - A sign pertaining to the sale or lease of land or structures on which it is located.

SUBDIVISION IDENTIFICATION SIGN - A sign identifying the name of a neighborhood or development wherein the sign shall be located.

5. All signs, whether new or existing, shall be kept adequately painted and in good structural repair at all times. The area under and adjacent to a post-mounted sign shall be kept neatly mowed and otherwise maintained. Non-compliance with these requirements shall be cause for the Zoning Officer to order the sign removed after 15 days following written notice to the owner of such non-compliance. Non-compliance with these requirements shall also be cause for the denial of an application for a sign permit renewal.
6. No sign shall be so located, designed, colored or lighted so as to be confused with or obscure or obstruct any traffic control sign or otherwise tend to confuse or mislead traffic. No sign shall be placed closer than 100 feet from the intersection of the right-of-way lines of intersecting streets or roads.
7. Illuminated signs shall have the light shaded so as to prevent the casting of direct light on any residential property or trafficway. No flashing, rotating or otherwise moving signs and no signs lighted in such a way as to create the illusion of movement shall be located in any residential or commercial district. Any illuminated sign located within 150 feet of an existing dwelling or residential district shall not be lighted between the hours of 11 p.m. and 7 a.m.
8. The following signs shall be exempt from all regulations in this Section:
  - a. Flags or emblems of a governmental, civic, philanthropic, educational or religious agency, when displayed on private property.
  - b. Traffic, regulatory, instructional and safety signs of a governmental agency.
  - c. Address numerals and any other signs required by law or governmental regulations.
  - d. Informational and directional signs not more than 5 square feet in area used to direct the public to entrances, exits, parking lots, restrooms, etc. on private property.
  - e. Scoreboards on athletic fields.

9. The following signs may be erected without obtaining a sign permit, but shall comply with all regulations herein:
  - a. Nameplate signs not exceeding 2 square feet in area accessory to single family or two-family dwellings.
  - b. Identification signs not exceeding 40 square feet in area accessory to a multiple family dwelling.
  - c. Bulletin board signs not exceeding 40 square feet in area accessory to churches, schools or public or non-profit institutions.
  - d. Business signs located on land used for agriculture purposes pertaining to the sale of products produced on that land.
  - e. Real estate signs and signs pertaining to a structure under construction, all of a temporary nature, located on private property. Maximum sign area shall be 40 square feet.
10. The following signs are permitted within the districts as stated below, subject to all requirements and regulations stated within this article 15 and further subject to all applicable State and Federal regulations and controls.

Residential Districts:

- a. One sign per lot or dwelling.
- b. Bulletin board sign, maximum 40 square feet.
- c. Nameplate sign, maximum 2 square feet.
- d. Identification sign, maximum 40 square feet.
- e. Real estate sign.
- f. Temporary construction sign.
- g. Minimum setback from any lot line = 15 feet.
- h. No sign illumination except indirect lighting of bulletin board signs.
- i. Subdivision Identification Signs
  - 1) Minimum setback from any lot line = 5 feet.
  - 2) Maximum height shall not exceed 6' above ground elevation.
  - 3) Signs shall not be located in the visual sight triangle and all sign locations shall be approved by the County Engineer.
  - 4) Signs shall not have more than 2 sign faces and each face shall not exceed 40 square feet fronting on a public trafficway.
  - 5) Maximum number of signs shall be two per subdivision entrance.
  - 6) Sign lighting, if used, shall not produce glare or other traffic hazards and shall not have direct lighting to produce an annoyance to adjacent residential areas and shall be exempt from Paragraph 7 of the Sign Regulations.

Commercial Districts:

- a. Two signs per lot or business.
- b. Any sign defined herein except Advertising Sign.
- c. Sign area shall not exceed 1 square foot per lineal foot of lot facing street or in shopping center district, 50 square feet.
- d. No minimum setback, but sign must be located on private property.

Industrial Districts:

- a. Any sign defined herein.
- b. No maximum number of signs, but a minimum of 400 feet shall be maintained between signs.
- c. Minimum setback from any lot line = 15 feet.

Agricultural and Floodplain Districts:

- a. Any sign defined herein except advertising signs.
- b. No maximum number of signs, but a minimum of 400 feet shall be maintained between signs.
- c. Minimum setback from any lot line or right-of-way line = 15 feet.

Planned Unit Development Districts:

- a. All matters pertaining to signs shall be included in and approved as a part of the development plan.

University Development Districts:

- a. No restrictions.

11. Deleted March 30, 1995

12. Exterior Lighting: No use permitted under these regulations shall erect or cause to be erected any exterior lighting device or devices that are situated in such a manner that the light emitting equipment is visible from any public right-of-way or adjacent residential properties so as to create either a hazard or a nuisance.